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Vol. *M 89* Page *22247* 

THIS INDENTURE, Made this *17th* day of *November*, 19*89*,
 between *NORTHWEST DISTRICT OF THE WESLEYAN CHURCH, an Oregon corporation*
 as mortgagor, and *WESLEYAN INVESTMENT FOUNDATION, INC., an Indiana corporation*
 as mortgagee,

WITNESSETH, That the said mortgagor for and in consideration of the sum of *EIGHT THOUSAND AND NO/100* Dollars (\$8,000.00) to him paid by the said mortgagee, does hereby grant, bargain, sell and convey unto the said mortgagee, his successors and assigns, those certain premises situated in the County of *Klamath*, and State of *Oregon*, and described as follows:

Lot 9, Block 3, PLEASANT VIEW TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No. 3909-2BB-8500

IN WITNESS WHEREOF, the said mortgagor has hereunto set its hand and seal, and the said mortgagee has hereunto set its hand and seal, this *17th* day of *November*, 19*89*.

WESLEYAN INVESTMENT FOUNDATION, INC.
 By *____*
 Secretary

NORTHWEST DISTRICT OF THE WESLEYAN CHURCH
 By *____*
 President

IN WITNESS WHEREOF, the said mortgagor has hereunto set its hand and seal, and the said mortgagee has hereunto set its hand and seal, this *17th* day of *November*, 19*89*.

WESLEYAN INVESTMENT FOUNDATION, INC.
 By *____*
 Secretary

NORTHWEST DISTRICT OF THE WESLEYAN CHURCH
 By *____*
 President

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Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and which may hereafter thereto belong or appertain, and the rents, issues and profits therefrom, and any and all fixtures upon said premises at the time of the execution of this mortgage or at any time during the term of this mortgage;

TO HAVE AND TO HOLD the said premises with the appurtenances unto the said mortgagee, his successors and assigns forever.

THIS CONVEYANCE is intended as a mortgage to secure the payment of the sum of EIGHT THOUSAND AND NO/100 Dollars (\$8,000.00) in accordance with the terms of a certain promissory note of which the following is substantially a true copy, to-wit:

\$ 8,000.00 Klamath Falls, OR November 17, 19 89
I (or if more than one maker) w^e, jointly and severally, promise to pay to the order of
WESLEYAN INVESTMENT FOUNDATION, INC., an Indiana corporation
at P.O. Box 50434, Indianapolis, Indiana 46250-0434
EIGHT THOUSAND AND NO/100-----DOLLARS,
with interest thereon at the rate of 10.0% per cent. per annum from November 17, 1989 until paid,
principal and interest payable in monthly installments of not less than \$ 191.23 in any one payment; each payment as made
shall be applied first to accumulated interest and the balance to principal; the first payment to be made on the day
of December 17, 19 89, and a like payment on the day of each month thereafter until
December 17, 19 94, when the whole unpaid balance hereof, if any, shall become due and payable; if any of said
installments is not so paid, the whole sum of both principal and interest to become immediately due and collectible at the option of the
holder of this note. If this note is placed in the hands of an attorney for collection, I/we promise and agree to pay the reasonable attorney's
fees and collection costs of the holder hereof, and if suit or action is filed hereon, also promise to pay (1) holder's reasonable attorney's
fees to be fixed by the trial court and (2) if any appeal is taken from any decision of the trial court, such further sum as may be fixed
by the appellate court, as the holder's reasonable attorney's fees in the appellate court.

*THERE SHALL BE AN INEREST RATE CHARGE
ADJUSTMENT AT THE THREE YEAR PERIOD AT
THE PREVAILLING RATES CHARGED BY THE
WESLEYAN INVESTMENT FOUNDATION. INC.

By: Eloise Moore, Trustee
By: Bernice Saul, Trustee
By: Beada Glenn, Trustee

FORM No. 807—INSTALLMENT NOTE.

By: Joseph V. Watkins SN © 1988
Joseph V. Watkins, District Superintendent

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Stevens-Ness Law Publishing Co., Portland, OR 97204

The date of maturity of the debt secured by this mortgage is the date on which the last scheduled principal
payment becomes due, to-wit: December 17 1994

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In the event of any suit or action being instituted to foreclose this mortgage, the losing party agrees to pay such sum as the trial court may adjudge reasonable as attorney's fees to be allowed the prevailing party in such suit or action and in the event of any appeal, the losing party agrees to pay such sum as the appellate court shall adjudge reasonable as the prevailing party's attorney's fees on such appeal; in any event the mortgagor agrees to pay all reasonable costs incurred by the mortgagee for title reports and title search, all such sums to be secured by the lien of this mortgage and included in the decree of foreclosure.

In construing this mortgage, it is understood that the mortgagor or mortgagee may be more than one person; that if the context so requires, the singular shall be taken to mean and include the plural, the masculine pronoun shall mean the feminine and the neuter, and that generally all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the mortgagor has executed this instrument this 17th day of November, 1989; if a corporate mortgagor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

By: Eloise Moore
Eloise Moore, Trustee
By: Bernice Saul
Bernice Saul, Trustee
By: Bezada Glenn
Bezada Glenn, Trustee
By: Joseph W. Watkins
Joseph W. Watkins, District Superintendent

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON,

County of Klamath

11/17, 1989

Personally appeared the above named
Eloise Moore, Bernice Saul &
Bezada Glenn, Trustees

and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

(OFFICIAL SEAL)

PAMELA J. SPENCER
NOTARY PUBLIC - OREGON
My commission expires 8-16-92

Washington
STATE OF OREGON, County of Asotin) ss.
November 15, 1989

Personally appeared Joseph W. Watkins and
who, being duly sworn,

each for himself and not one for the other, did say that the former is the
Superintendent of ~~the~~ Wesleyan Church
Northwest District of the ~~several~~ Wesleyan Church

and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors, and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

Harold W. Voughn
Notary Public for Oregon Washington
My commission expires: 2/10/90

MORTGAGE

NORTHWEST DISTRICT OF THE WESLEYAN CHURCH
1964 Summers Lane
Klamath Falls, OR 97601

TO

WESLEYAN INVESTMENT FOUNDATION, INC.
PO Box 50434
Indianapolis, Indiana 46250-0434

(AFTER RECORDING RETURN TO)

WESLEYAN INVESTMENT FOUNDATION, INC.
PO BOX 50434
Indianapolis, Indiana 46250-0434

STATE OF OREGON,) ss.
County of Klamath

I certify that the within instrument was received for record on the 17th day of Nov., 1989, at 9:17 o'clock AM., and recorded in book/reel/volume No. M89 on page 22247 or as document/fee/file/instrument/microfilm No. 7992, Record of Mortgages of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By Pauline Mullendore Deputy

Fee \$23.00